

**AGENDA
ZONING REVIEW BOARD
FEBRUARY 4, 2021
6:00 P.M., ZOOM MEETING
5:00 P.M., BOARD BRIEFING**

MUST HAVE A ZOOM ACCOUNT OR USE DIAL IN NUMBER BELOW

<https://atlantaga-gov.zoom.us/j/96787734799?pwd=ZGIIM3BHRTUrTFRMc052dmRsQT09>

Meeting ID: 967 8773 4799 Password: 757803

Dial-In Number: 1-929-205-6099 Conference Code: 96787734799#

NEW CASES

1. **Z-20-69** A substitute Ordinance by Councilmembers Howard Shook, Joyce M. Sheperd, J. P. Matzigkeit, Michael Julian Bond and Dustin Hillis to amend the 1982 Atlanta Zoning Ordinance, as amended, by adding a definition for **short-term rental (“STR”)** and to prohibit short-term rentals as a use in the R-1 (Single-Family Residential), R-2 (Single-Family Residential), R-2A (Single-Family Residential), R-2B (Single-Family Residential), R-3 (Single-Family Residential), R-3A (Single-Family Residential), R-4 (Single-Family Residential), R-4A (Single-Family Residential), R-4B (Single-Family Residential), R-5 (Two Family Residential), and PD-H (Planned Development Housing) Zoning Districts; and for other purposes
ALL NPU’s
2. **Z-20-76** An Ordinance to amend the 1982 Atlanta Zoning Ordinance, as amended, regulating the development of **Transportation Management Plans (TMP’s)** in Section 16-18A.018 of the SPI-1 (Downtown Special Public Interest District), Section 16-18I.024 of the SPI-9 (Buckhead Village Special Public Interest District), Section 16-18L.018 of the SPI-12 (Buckhead/Lenox Stations Special Public Interest District), and Section 16-18P.022(2) of the SPI-16 (Midtown Special Public Interest District); so as to update, modify and revise certain provisions of said sections; and for other purposes
NPU B, E and M
3. **Z-20-77** An Ordinance by Zoning Committee to rezone from SPI-3 SA1 (English Avenue Special Public Interest District Subarea 1) to SPI-3 SA 3 (English Avenue Special Public Interest District Subarea 3) for property located at **644 Griffin Street, N.W.**, fronting 62.50 feet on the west side of Griffin Street, N.W. and beginning at a point on the southwest corner of Fox Street and Griffin Street, N.W., Depth: 132’ Area: 0.189 Acres, Land Lot 112, 14th District Fulton County, Georgia
OWNER: ENGLISH AVENUE COMMUNITY
DEVELOPMENT CORPORATION
APPLICANT: KRONBERG URBANISTS + ARCHITECTS
NPU L COUNCIL DISTRICT 3

4. **Z-20-78** An Ordinance by Zoning Committee to rezone from MR-4B (Multifamily Residential) to MR-4A (Multifamily Residential) for property located at **277 Clifton Street, S.E. and 295 Clifton Street, S.E.**, fronting 618 feet on the western side of Clifton Street, S.E. and commencing at a point 100.65 feet left of and opposite station 297+41.66 on the construction centerline of I-20 of Georgia Highway Project IR 20-2(119) PL# 711371 and having state plane coordinates of N-1,362,932.7, E-2,246,208.5 Depth: varies Area: 4.03 Acres, Land Lot 178, 15th District DeKalb County, Georgia
OWNER: THRIVE CLIFTON, LLC
APPLICANT: THRIVE RESIDENTIAL, LLC C/O LAUREL DAVID
THE GALLOWAY GROUP
NPU O COUNCIL DISTRICT 5
5. **Z-20-79** An Ordinance by Zoning Committee to rezone from HC-20C SA 3 (Martin Luther King Jr. Historic District Subarea 3) to HC-20C SA 4 (Martin Luther King Jr. Historic District Subarea 4) for property located at **355 Auburn Avenue, N.E., 21 Hilliard Street, N.E., 25 Hilliard Street, N.E., 33 Hilliard Street, N.E., 35 Hilliard Street, N.E., and 18 William Holmes Borders Drive, N.E.**, fronting 237.24 feet on the south side of Auburn Avenue, N.E., commencing at the pk nail at the southeasterly intersection of Auburn Avenue right-of-way with Hilliard Street Depth: 160 feet Area: 1.72 Acres, Land Lot 46, 14th District Fulton County, Georgia
OWNER: WHEAT STREET BAPTIST CHURCH
C/O WHEAT STREET CHARITABLE FOUNDATION
APPLICANT: ERIC BORDERS
NPU M COUNCIL DISTRICT 5
6. **Z-20-80** An Ordinance by Councilmember Joyce M. Shepherd to rezone properties on the south side of **Erin Avenue, S.W.** between Allene Avenue, S.W. and Hartford Avenue, S.W. beginning approximately 160 feet from the intersection of Allene Avenue, S.W. and Erin Avenue, S.W. from R-4/BL (Single Family Residential/Beltline Overlay) to R-4A/BL (Single Family Residential/Beltline Overlay); and for other purposes
NPU X COUNCIL DISTRICT 1

DEFERRED CASES

8. **Z-20-05** An Ordinance by Zoning Committee to rezone from MRC-1 (Mixed Residential Commercial) to MRC-2 (Mixed Residential Commercial) for property located at **1576 Donald Lee Hollowell Parkway, N.W.** fronting 85 feet on the south side of Donald Lee Hollowell Parkway, N.W. beginning at a Mag Nail set at the intersection of the southerly right of way of Donald Lee Hollowell Parkway and the westerly right of way of Elmwood Road, N.W. Depth: 215 feet Area: 0.487 Acres, Land Lot 146, 14th District, Fulton County, Georgia
OWNER: KF DLH LLC
APPLICANT: THOMAS F. LITTLE
NPU J COUNCIL DISTRICT 9

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9. **Z-20-63** An Ordinance by Zoning Committee to rezone from R-5/BL (Two Family Residential/BeltLine Overlay) to MR-4A/BL (Multifamily Residential/BeltLine Overlay) for property located at **575 Boulevard Place, N.E. and 585 Boulevard Place, N.E.** fronting 209.33 feet on the south side of Boulevard Place, N.E. beginning at a point on the south side of Boulevard Place 121 feet west along the south side of Boulevard Place from the southwest corner of Boulevard Place and Glen Iris Drive Depth: 81.5 feet Area: .348 Acres, Land Lot 47, 14th District Fulton County, Georgia
OWNER: MATTHEW BRADEN, BFG INVESTMENTS, LLC
APPLICANT: BFG INVESTMENTS, LLC
NPU M COUNCIL DISTRICT 2
10. **Z-20-64** An Ordinance by Zoning Committee to rezone from R-5/BL (Two Family Residential/BeltLine Overlay) to MR-MU/BL (Multifamily Residential/Multifamily Multiunit) for property located at **552 Boulevard Place, N.E.** fronting 65.70 feet on the north side of Boulevard Place, N.E. beginning at a place at the north side of Boulevard Place 750 feet east from the northeast corner of Boulevard and Boulevard Place Depth: 185 feet Area: .284 Acres, Land Lot 47, 14th District Fulton County, Georgia
OWNER: BOULEVARD PLACE ASSOCIATES II, LLC
APPLICANT: BOULEVARD PLACE ASSOCIATES II, LLC
C/O LAUREL DAVID, THE GALLOWAY GROUP
NPU M COUNCIL DISTRICT 2

END OF AGENDA